

Maryland Historical Trust
Maryland Inventory of Historic Properties Form
Intercounty Connector Project

DOE ☐ yes ☐ no

1. Name: (indicate preferred name)

historic Basil Nicholson Property

and/or common Torcato/Romano Property

2. Location:

street & number 4 Old Bonifant Road

☐ not for publication

city, town Silver Spring

☒ vicinity of

congressional district

state Maryland

county Montgomery

3. Classification:

Category	Ownership	Status	Present Use
<input type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture <input type="checkbox"/> museum
<input checked="" type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input type="checkbox"/> commercial <input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> education <input checked="" type="checkbox"/> private
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment <input type="checkbox"/> residence
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input type="checkbox"/> government <input type="checkbox"/> religious
	<input type="checkbox"/> being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial <input type="checkbox"/> scientific
	<input checked="" type="checkbox"/> not applicable	<input checked="" type="checkbox"/> no	<input type="checkbox"/> military <input type="checkbox"/> other:
			<input type="checkbox"/> transportation

4. Owner of Property: (give names and mailing addressed of all owners)

name J. Torcato and Maria C. Romano

street & number 4 Old Bonifant Road

telephone no.:

city,town Silver Spring

state and zip code MD 20904

5. Location of Legal Description

Land Records Office of Montgomery County

liber 7497

street & number Montgomery County Judicial Center

folio 812

city,town Rockville

state MD

6. Representation in Existing Historical Surveys

title

date ☐ federal ☐ state ☐ county ☐ local

pository for survey records

city,town

state

7. Description

Survey No.M:28-40 (PACS C6.19)

Condition		Check one	Check one	
<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site	
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved	date of move _____
<input checked="" type="checkbox"/> fair	<input type="checkbox"/> unexposed			

Resource Count: 2

Prepare both a summary paragraph and a general description of the resource and its various elements as it exists today.

The Basil Nicholson Property is a 2½-story, 3-bay, side-gable I-house on the west side of Old Bonifant Road in the Silver Spring vicinity, Montgomery County. Constructed circa 1900, the building has rear ell and three additions. A 1-story shed roof addition located on the north side of the rear ell and two 1-story shed roof additions on the west side of the rear ell. There is a brick, central chimney located in the main portion of the house and in the rear ell. The structure is of wood frame construction with asbestos siding, and it has a parged foundation. The windows are double-hung wood sash. The gable ends have cornice returns. The house has a 1-story, full-width porch on the front, or east, elevation. The porch has a hipped roof supported by four Doric columns, and it sits on formed concrete piers. The roof is covered with asphalt shingles and the foundation is largely covered by a lattice skirt.

The fenestration pattern of the front, or east facade is symmetrical, with a central entrance flanked by two casement windows on the first floor. The second floor has three 1/1 double-hung windows vertically aligned over the first floor openings. Alterations to the elevation include replacement of the first floor windows with large casement windows and the replacement of the front door with a modern wood panelled door. Deterioration is evident in the peeling and scaling of the painted surfaces, as well as the rotted wood on the porch columns, floor, and skirt, as well as the eaves of the main and porch roofs.

The north elevation has a symmetrical fenestration pattern with a 1/1 double-hung window on the first and second stories. A jalousie window is located on the attic level in the gable end. Alterations to this elevation include the replacement of the first floor window.

The north elevation of the 1-story rear addition has a 2-light fixed sash window and a wooden door. The north elevation of the rear ell has a pair of 10-light casement windows on the second story.

The west, or rear, elevation of the main portion of the house has one sliding window on the second story.

The west elevation of the rear ell has an asymmetrical fenestration pattern. The first story has a sliding glass door and one fixed-sash window near the southwest corner of the house. The second story has one 6/1 double-hung window. The two shed roof additions are located on the first floor of this elevation. A shed roof covered with corrugated fiberglass shelters the sliding glass door of the rear ell. The second addition is a small, enclosed entrance with a wood panelled door situated at the southwest corner of the rear ell.

The south elevation has a partially exposed basement level. The fenestration pattern is asymmetrical with one 1/1 double-hung window on the first floor. The second story has two 1/1 double-hung windows with a jalousie window on the attic level in the gable end. The window on the first floor is replacement of the original window and has been relocated on the facade. Portions of the siding immediately around the window have been removed, while other areas have been covered with plywood.

CONTINUATION SHEET

MARYLAND HISTORICAL TRUST

STATE HISTORIC SITES INVENTORY FORM

RESOURCE NAME: Basil Nicholson Property

SURVEY NO.: M:28-40 (PACS C6.19)

ADDRESS: 4 Old Bonifant Road, Silver Spring, Montgomery County

7. Description (Continued)

The south elevation of the rear ell has a symmetrical fenestration pattern with a 1/1 double-hung window on the first and second floors. The double-hung window on the first floor is a replacement sash. Sections of the siding immediately around the window have been removed or damaged.

There is one outbuilding associated with this property. The outbuilding is a shed with a dual-pitched roof covered with asphalt sheets. It is of wood frame construction and located north of the main house.

The property is located on a large lot on the west side of Old Bonifant Road, with commercial property to the north and residential property to the south, east, and west. The property's setting is altered and compromised by its proximity to a gas station and modern housing developments.

8. Significance

Survey No. M:28-40 (PACS C6.19)

Period	Areas of Significance—Check and justify below			
prehistoric	<input type="checkbox"/> archaeology-prehistoric	<input type="checkbox"/> Community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
1600-1699	<input type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/
1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian
1800-1899	<input type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater
X 1900-	<input type="checkbox"/> communication	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> transportation
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)

Specific dates circa 1910	Builder/Architect

check: Applicable Criteria: ___A ___B ___C ___D
 and/or
Applicable Exceptions: ___A ___B ___C ___D ___E ___F ___G

Level of Significance: ___national state local

Prepare both a summary paragraph of significance and a general statement of history and support.

The property located at 4 Old Bonifant Road was constructed circa 1900, and according to deed research, the dwelling was constructed by Basil and Emily K. Nicholson. In 1906, Basil and Emily K. Nicholson conveyed two parcels of land to Amelia A. Lechlida and Thomas L. Lechlida which included a 0.35 hectare (0.875 acre) parcel on Snowden's Manor Enlarged and a 0.46 hectare (1.16 acre) parcel on Beall's Manor. In 1914, Amelia A. and Charles E. Lechlida conveyed 0.85 hectares (2.11 acres) of land to Richard Whitehead. In 1920, Richard and Carrie V. Whitehead sold the parcel to Charles Hobbs. In 1976, the Estate of Alice N. Hobbs conveyed 4,652 sq. meters (50,081 sq. ft.) of the .85 hectares (2.11 acres) to Larry Eugene Smith, Jr. In 1982, the Estate of Larry Eugene Smith, Jr. conveyed the parcel to Elliott J. Friedel and William S. Gordon who sold the property to J. Torcato and Maria Romano in 1986.

According to the Land Records of Montgomery County, Maryland, the Basil Nicholson Property was once part of the tracts of land known as "Snowden's Manor Enlarged" and "Beall's Manor". It is now located in the Colesville vicinity of Silver Spring, Montgomery County. Colesville developed from a cross-roads community at the intersection of New Hampshire Avenue (Annapolis Road) and Randolph Road (Old Annapolis Road) in eastern Montgomery County. The first documented use of the name "Coalsville" was in 1804, in reference to a 1.11 hectare (2.75 acre) parcel at the intersection of New Hampshire Avenue and Notley Road, just north of the intersection mentioned above. By 1837 the center of the community had shifted to the southern intersection, and in 1844, a network of private roads running east/west, were made public and became known as Randolph Road. In 1851, the town had a post office, a hotel, two stores and at least one tavern. In the twentieth century, Colesville is located in the growing suburban Silver Spring and Rockville region. Several of the area's farms have been developed into residential subdivisions and modern commercial businesses have moved into the area.

The Basil Nicholson Property is a 2-story, side-gable I-house constructed circa 1900. The I-house was common building type in this area during the late nineteenth and early twentieth centuries. The standard I-house is one room deep and two stories tall with five openings on each story. From the front, an I-house is often indistinguishable from a Georgian house. The gable ~~view~~, however, reveals the greater depth of the Georgian house. Chimneys are often located on the interior of the gable ends, however, external chimneys are characteristic in the Chesapeake region. Usually, an I-house has a one-story porch running the length or nearly the length of the long side. On the interior, a central hall separates the two rooms on the first floor; the second floor contains either two or four sleeping chambers. Due to the narrowness of the main

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8. Significance (Continued)

core, many I-houses have kitchen wings to the rear. Initially, stone masonry construction was used but by the mid-nineteenth century, as pre-cut lumber became increasingly available, frame construction became the norm. During the Victorian period, pre-cut detailing or a two-tiered porch was commonly grafted onto the traditional I-house. The I-form was popular into the early twentieth century, with examples appearing in catalogs of mass-produced suburban houses (Gowans 1992:55-6).

National Register Evaluation:

Constructed circa 1900, the Basil Nicholson Property is not eligible for the National Register of Historic Places. It does not meet Criterion A or B, as it has no known association with historically significant persons or events. The building is not eligible under Criterion C, due to significant alterations, including the replacement of windows, alteration of the size of window openings, and extensive additions to the rear of the building. These changes have resulted in the loss of much of the property's historic materials and significantly compromised its integrity. Finally the property has no known potential to yield important information, and therefore, does not meet Criterion D.

MARYLAND HISTORICAL TRUST

Eligibility recommended _____
Comments _____Eligibility Not Recommended XReviewer, OPS: Andrew LewisDate: 01/02/02Reviewer, NR Program: McIntyreDate: 3/4/02

9. Major Bibliographical References Survey No.M:28-40(PACS C6.19)

See Attached

10. Geographical Data

Acreage of nominated property _____

Quadrangle name Kensington

Quadrangle scale 1:24,000

Verbal boundary description and justification

List all states and counties for properties overlapping state or county boundaries

state	code	county	code
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state	code	county	code
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11. Form Prepared By

name/title Caroline Hall/Tim Tamburrino

organization P.A.C. Spero & Company

date October 1996

street & number 40 W. Chesapeake Avenue, Suite 412

telephone (410) 296-1635

city or town Baltimore

state Maryland

The Maryland Historic Sites Inventory was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposed only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust
DHCP/DHCD
100 Community Place
Crownsville, MD 21032-2023
(410) 514-7600

CONTINUATION SHEET

MARYLAND HISTORICAL TRUST

STATE HISTORIC SITES INVENTORY FORM

RESOURCE NAME: Basil Nicholson Property

SURVEY NO.: M:28-40 (PACS C6.19)

ADDRESS: 4 Old Bonifant Road, Silver Spring, Montgomery County

9. Major Bibliographical References (Continued)

- Boyd, T.H.S. The History of Montgomery County, Maryland, From its Earliest Settlement in 1650 to 1879. Baltimore: Regional Publishing Company, 1968.
- Brugger, Robert A. Maryland, A Middle Temperament 1634-1980. Baltimore and London: Johns Hopkins University Press, 1988.
- Coleman, Margaret Marshall. Montgomery County: A Pictorial History. Norfolk and Virginia Beach: The Donning Company Publishers, 1984, rev. 1990.
- Daniels, Lee A. "Burtonsville: A town of the past trapped between the future." Washington Post. no date.
- Dixon-Williams, Gail. "Originally Burtons, this suburb has come a long way from 1800's." Burtonsville Gazette, 14 September 1994: A-4.
- Farquhar, Roger Brooke. Old Homes and History of Montgomery County, Maryland. Washington: Judd and Detweiler, Inc., 1962.
- Geraci, Ron, Vicki Walker, and Linda Donnary. Old Building Survey of the Burtonsville Area. Burtonsville, Maryland: Burtonsville Bicentennial Committee, 1976.
- Hiebert, Ray Eldon, and Richard K. MacMaster. A Grateful Remembrance: the Story of Montgomery County, Maryland. Rockville, Maryland: Montgomery County Government and the Montgomery County Historical Society, 1976.
- Hopkins, G.M. Atlas of 15 Miles Around Washington including County of Montgomery, Maryland. Philadelphia: G.M. Hopkins, 1879; reprint, Rockville, Maryland: Montgomery County Historical Society, 1975.
- Land Records of Montgomery County, Maryland.
- Martenet, Simon J. Martenet and Bond's Map of Montgomery County, Maryland. Baltimore, Maryland: Simon J. Martenet, 1865; reprint, Rockville, Maryland: Montgomery County Historical Society.
- Tindall, George Brown. America: A Narrative History. 2 vols. New York: W.W. Norton & Company, Inc., 1984.

CONTINUATION SHEET

MARYLAND HISTORICAL TRUST

STATE HISTORIC SITES INVENTORY FORM

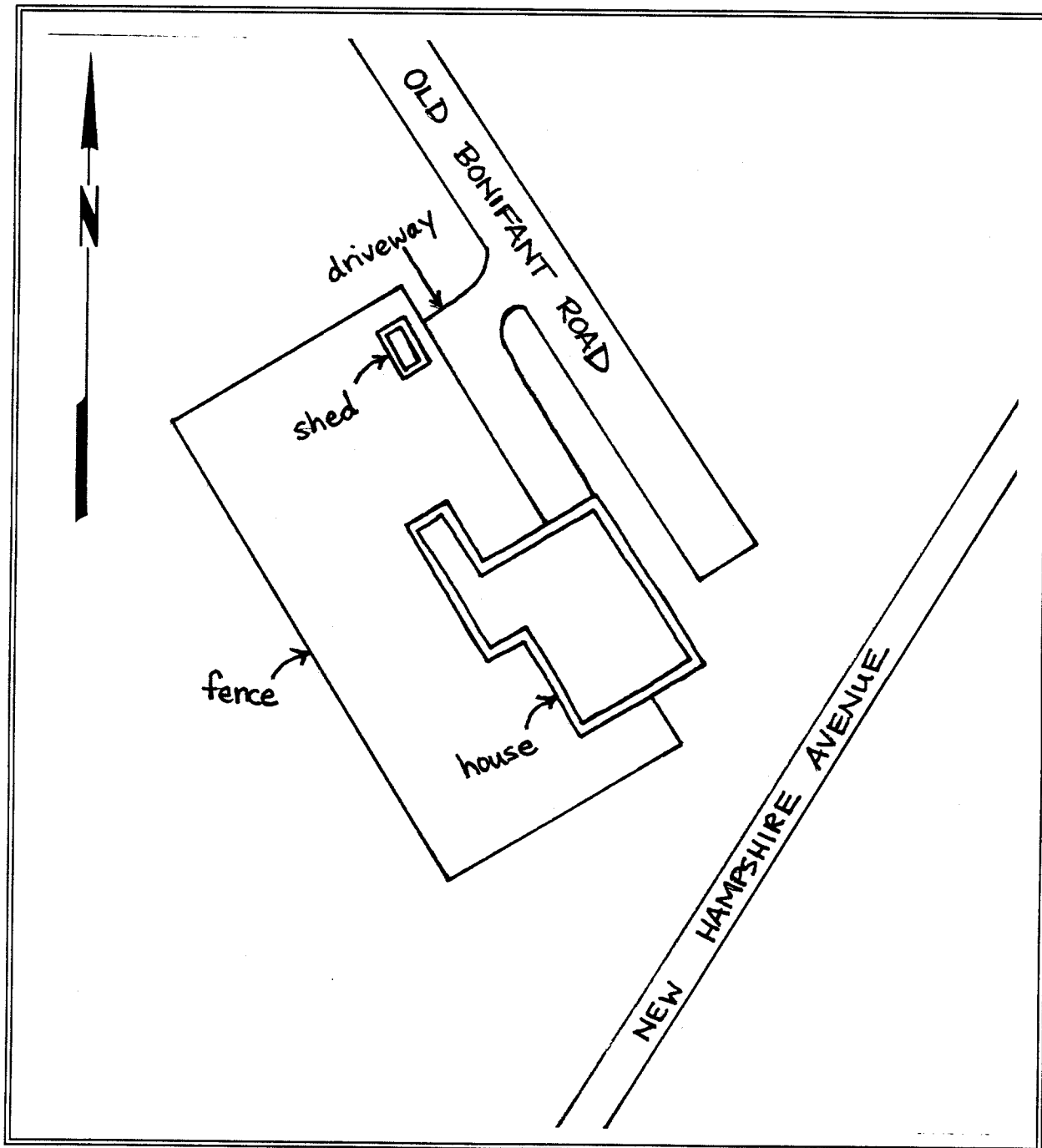
RESOURCE NAME: Basil Nicholson Property

SURVEY NO.: M:28-40 (PACS C6.19)

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10. Geographical Data (Continued)

Resource Sketch Map



CONTINUATION SHEET

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STATE HISTORIC SITES INVENTORY FORM

RESOURCE NAME: Basil Nicholson Property

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ADDRESS: 4 Old Bonifant Road, Silver Spring, Montgomery County

Maryland Comprehensive Historic Preservation Plan Data Sheet

Historic Context:

MARYLAND COMPREHENSIVE PRESERVATION PLAN DATA

Geographic Organization: Piedmont

Chronological/Developmental Period Theme (s):

11. Industrial/Urban Dominance A.D. 1870-1930

Prehistoric/Historic Period Theme(s):

2. Architecture

RESOURCE TYPE:

Category (see Section 3 of survey form):

Building

Historic Environment (urban, suburban, village, or rural):

Rural

Historic Function(s) and Use(s):

Dwelling

Known Design Source (write none if unknown):

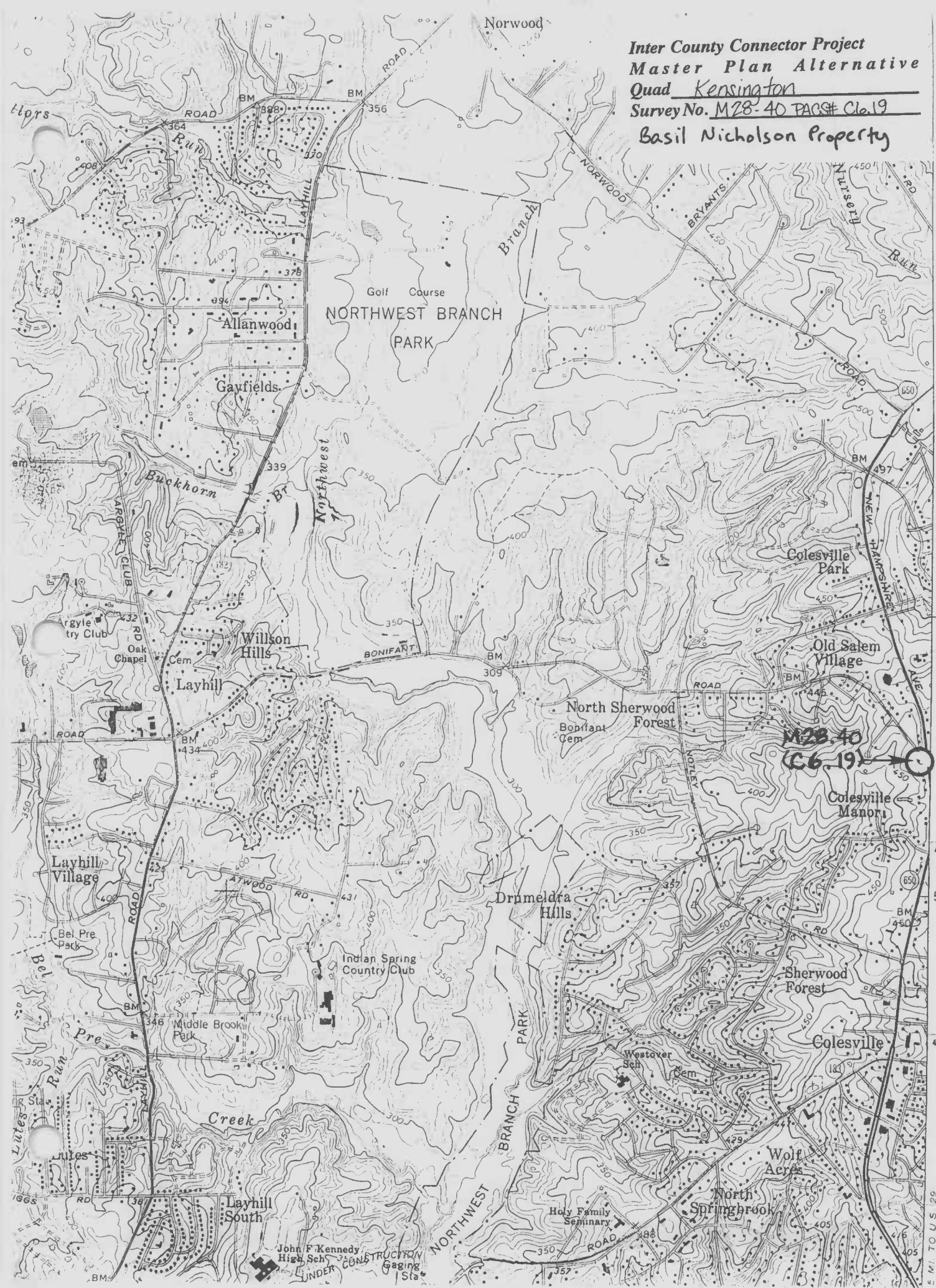
None

Preparer:

P.A.C. Spero & Company

October 1996

Inter County Connector Project
Master Plan Alternative
Quad Kensington
Survey No. M28-40 PAC# C6.19
Basil Nicholson Property





- 1 M: 28-40
- 2 Basil Nicholson Property
- 3 Montgomery County, Maryland
- 4 A. Cowden
- 5 Feb. 1996
- 6 P.A.C. Sperry & Co. 40W. Chesapeake Ave
Towson MD 21204 #4112
- 7) 4 Old Bonifant Rd
- 8) 'main (East) Fence
- 8) 1 of 5



- 1 11:28-50
- 2 Basil Nicholson Property
- 3 Max-Gundry Co., Maryland
- 4 A. Cowden
- 5 Feb 1946
- 6 P.A.C. Spero & Co
40 W. Chesapeake #412
Towson MD 21204
- 7 4 Old Bonifant Rd. 38 main
8 2 of 5 Facade



1 11-78-20

2 Basil Nicholson Property

3 Montgomery County, Maryland

4 A. Cowden

5 Feb. 1996

6 P.A.C. Spacing Co. 40 W. Chesapeake
Ave #4112

Towson MD 81204

7 4 Old Bonifant Rd

Rear (West) Facade

8 3 of 5



- 1 M-28-40
- 2 Basil Nicholson Property
- 3 Montgomery County, Maryland
- 4 A. Cowden
- 5 Feb 1996
- 6 P.A.C. Spero & Co.
40 W. Chesapeake #412
Towson MD 21204
- 7 4 Old Bonident Rd. (N. Facade)
- 8 4 of 5



- 1 M: 28 40
- 2 Basil Nicholson Property
- 3 Montgomery County, Maryland
- 4 A. Cowden
- 5 Feb 1996
- 6 P.A.C. Spaw & Co. 40 W. Chesapeake
Townson MD 21204 Apt #412
- 7 4 Old Bonifant Rd (Shed)
- 8 5 B 5